



# 3810 Casorso Road Kelowna British Columbia

\$4,995,000

Spanning over 12 acres, this premier Okanagan property in the Lower Mission features a thriving driving range, a private estate home, plus a professional shop & clubhouse with a Trackman VR golf bay, all offering immense potential for further development and revenue growth. This is more than just a business; it is a legacy property where you can capitalize on a high-income asset with significant room for future development. The driving range is a long-established entertainment hub powered by world-class Toptracer technology, featuring 16 covered & lit bays plus 14 additional bays. The facility also includes an 18-hole championship mini-golf course, a professional putting green, and a ball-cleaning system that automatically returns range balls to the tee box. Currently operated as a profitable 7-month seasonal business, for the ambitious investor, there is a clear path to transform this into a year-round destination with huge potential for expansion. The property includes a home above the pro shop, with two primary bedrooms both with full ensuites & a versatile large den, that easily serves as a third bedroom. The open kitchen flows into the dining & living areas, where sliding doors lead to a massive 13' x 30' covered, south-facing deck. Engineered for the hot tub, this outdoor space offers views of your acreage, mountains & Mission Creek Greenway. Includes two enclosed utility bays & a 30' x 40' workshop/maintenance shed, providing space for additional operations & storage. (id:6769)

Listing Presented By:



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REAL ESTATE SERVICES

- Primary Bedroom 14'3" x 27'1"
- Laundry room 10' x 12'7"
- Kitchen 18'4" x 28'3"
- Living room 14'6" x 22'10"
- Dining room 12'11" x 14'1"
- Bedroom 19'1" x 15'6"

- Full bathroom Measurements not available
- Utility room 12'4" x 11'11"
- Other 12'10" x 35'6"
- Other 9'9" x 10'5"
- Full bathroom Measurements not available
- Full bathroom Measurements not available

Bedroom 12'1" x 12'1"

Other 29'11" x 60'7"

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